

FILED
GREENVILLE CO. S. C.

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BOOK 1129 PAGE 465

The State of South Carolina,

OLLIE FARNSWORTH
R.M.C.

COUNTY OF Greenville

To All Whom These Presents May Concern:

SEND GREETING:

Whereas, we, the said SARA A. CATER AND ROBERT N. CATER

hereinafter called the mortgagor(s) in and by OUR certain promissory note in writing, of even date with these presents, are well and truly indebted to HAL C. BATSON

hereinafter called the mortgagee(s), in the full and just sum of Two Thousand Nine Hundred Eighty Two and 87/100-----DOLLARS (\$ 2,982.87) to be paid one (1) year from date hereof

, with interest thereon from date at the rate of six (6%) annually percentum per annum, to be computed and paid until paid in full; all interest not paid when due to bear interest at the same rate as principal.

And if any portion of principal or interest be at any time past due and unpaid, or if default be made in respect to any condition, agreement or covenant contained herein, then the whole amount evidenced by said note to become immediately due at the option of the holder thereof, who may sue thereon and foreclose this mortgage; and in case said note, after its maturity should be placed in the hands of an attorney for suit or collection, or if before its maturity it should be deemed by the holder thereof necessary for the protection of its interests to place, and the holder should place, the said note or this mortgage in the hands of an attorney for any legal proceedings, then and in either of said cases the mortgagor promises to pay all costs and expenses including ten (10%) per cent, of the indebtedness as attorney's fees, this to be added to the mortgage indebtedness, and to be secured under this mortgage as a part of said debt.

NOW, KNOW ALL MEN, That we, the said mortgagor(s), in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said mortgagee(s) according to the terms of the said note, and also in consideration of the further sum of THREE DOLLARS, to US, the said mortgagor(s) in hand and truly paid by the said mortgagee(s) at and before the signing of these Presents, the receipt thereof is hereby acknowledged, have granted, bargained, sold and released, and by these Presents do grant, bargain, sell and release unto the said HAL C. BATSON, His Heirs and Assigns, Forever:

ALL that lot of land with the buildings and improvements thereon, situate on the Southwest side of Colgate Avenue near the City of Greenville, in Greenville County, S. C., being shown as Lot No. 29 on Plat of College Park, recorded in the RMC Office for Greenville County, S. C., in Plat Book QQ, Page 101, and having, according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Southwest side of Colgate Avenue at the joint front corner of Lots 29 and 30 and runs thence along the line of Lot 30, S. 29-54 W. 239.6 feet to an iron pin; thence N. 84-30 W. 125 feet to an iron pin; thence N. 23-57 E. 190.7 feet to an iron pin; thence N. 29-14 E. 146.5 feet to an iron pin on the South-west side of Colgate Avenue; thence along Colgate Avenue, S. 44-40 E. 95 feet to an iron pin; thence still along Colgate Avenue, S. 36-12 E. 47.5 feet to the beginning corner.

This is the same property conveyed to us by deed of Hal C. Batson of even date to be recorded, and this mortgage is given to secure the balance of the unpaid purchase price of the above property, and is junior in rank to the lien of that mortgage given by Hal C. Batson to Fidelity Federal Savings & Loan Association on January 19, 1962 in the amount of \$17,950.00, recorded in Mortgage Book 897, Page 496, RMC Office for Greenville County.

4/8/70
Satisfied, cancelled and paid in full this